
























## HOLIDAY RENTAL HOUSE RULES

Complying with these House Rules whilst staying at Barefolds Steading is a requirement of the Holiday Rental Agreement. Failure to adhere to the House Rules outlined below may result in penalties such as deductions from the Damage Deposit.

	<p><b>1. GENERAL REQUIREMENTS</b></p>	<p>a) During their stay, Guests must comply with all House Rules and any other instructions provided in the House Manual.</p>
	<p><b>2. NOISE AND THE NEIGHBOURHOOD</b></p>	<p>a) Guests are expected to respect the tranquillity of the rural setting for this Holiday Rental. Noise must therefore be kept to a minimum so as not to disturb the occupants of neighbouring properties – especially during night-time hours (i.e., 10.00pm – 8.00am).</p> <p>b) Excessive noise is prohibited at all times and may result in the termination of the Holiday Rental Agreement, eviction, loss of rental paid, and extra charges may be deducted from the Damage Deposit.</p>
	<p><b>3. CHILDREN</b></p>	<p>a) This Holiday Rental is suitable for children of all ages on the agreement that Guests are fully responsible for their safety and security at all times whilst occupying the Holiday Rental and its grounds.</p> <p>b) Guests must ensure that their child[ren] respect the fabric and contents of the Holiday Rental and refrain from causing disturbance to other residents in the neighbourhood including livestock.</p>
	<p><b>4. VISITORS</b></p>	<p>a) Guests are allowed a maximum of four Visitors at any time during their stay.</p> <p>b) Guests are responsible for ensuring that the maximum number of Visitors are not exceeded, and that Visitors are complicit with these House Rules.</p> <p>c) Visitors are not permitted to stay overnight in the Holiday Rental.</p> <p>d) Any Visitor to the property is the sole responsibility of the Guests.</p>
	<p><b>5. FUNCTIONS</b></p>	<p>a) Parties and large gatherings of any kind are strictly prohibited at the Holiday Rental.</p> <p>b) Any small gathering must comply with the other House Rules set regarding 'Noise and the Neighbourhood'.</p>
	<p><b>6. PARKING</b></p>	<p>a) Guests are required to park in the designated parking area directly outside the Holiday Rental.</p> <p>b) Guests must show consideration to neighbours, livestock, and other vehicles when driving on and off the premises.</p>

	<p style="text-align: center;"><b>7. WASTE DISPOSAL AND RECYCLING</b></p>	<ul style="list-style-type: none"> <li>a) Guests are required to dispose of waste and recycling in accordance with instructions provided by the Owner, Susan Klein.</li> <li>b) As the Holiday Rental is served by a septic tank, Guests must only dispose of toilet paper in the toilet. Guests must use the recyclable bags provided in the Bathroom for the disposal of sanitary products, nappies etc.</li> </ul>
	<p style="text-align: center;"><b>8. SECURITY</b></p>	<ul style="list-style-type: none"> <li>a) Any time Guests leave the Holiday Rental, it is their responsibility to ensure all windows and doors are closed/ locked to maintain security and prevent rain and water damage.</li> <li>b) When going out for the day, Guests must leave the front door key in the designated key safe.</li> <li>c) Guests must not open gates leading into the grazing paddock and neighbouring fields to ensure the safety of livestock and themselves. Guests must also not feed any of the livestock.</li> </ul>
	<p style="text-align: center;"><b>9. ENVIRONMENTALLY FRIENDLY ETHOS</b></p>	<ul style="list-style-type: none"> <li>a) Guests must switch off indoor and outdoor lights, extractor fans, immersion heater and electronics (e.g., television) when not in use to promote energy saving.</li> <li>b) Products containing bleach must not be used as these are detrimental for the septic tank. Biodegradable cleaning products are provided for Guests to use in the Holiday Rental.</li> </ul>
	<p style="text-align: center;"><b>10. SMOKING</b></p>	<ul style="list-style-type: none"> <li>a) Smoking is <i>not permitted inside</i> the Holiday Rental.</li> <li>b) Smoking <i>is permitted outside</i> the Holiday Rental on the patio area. Cigarette ends must be fully extinguished and disposed of in the outdoor ashtray provided. Failure to do so will result in a deduction from the Damage Deposit.</li> </ul>
	<p style="text-align: center;"><b>11. PETS</b></p>	<ul style="list-style-type: none"> <li>a) Pets are not permitted at the Holiday Rental.</li> </ul>

	<b>12. FIRE SAFETY</b>	<ul style="list-style-type: none"> <li>a) Outdoor fires are not permitted.</li> <li>b) Guests are required to ensure that the gas canister for the barbeque is switched off after use and no litter is left outdoors.</li> <li>c) Fireworks are not permitted.</li> <li>d) Candles are not permitted to be used inside or outside the Holiday Rental.</li> <li>e) The fire guards surrounding the two wood burning stoves must not be removed, and the doors must remain shut whilst in use.</li> <li>f) Hot ash from the two wood burning stoves must be disposed of using the ash bins provided.</li> <li>g) Fire alarms and carbon monoxide detectors in the Holiday Rental must not be tampered with.</li> <li>h) Guests must adhere to the Fire Safety Rules provided in the House Rental Manual and familiarise themselves with the Fire Escape Plan and Fire Exits on arrival.</li> </ul>
	<b>13. OUTDOOR SHOES</b>	<ul style="list-style-type: none"> <li>a) Guests are required to remove outdoor shoes when entering the Holiday Rental. Shoe trays are provided in the Kitchen for this purpose along with a stand in the Vestibule for storing wellington boots.</li> </ul>
	<b>14. DAMAGE AND BREAKAGES</b>	<ul style="list-style-type: none"> <li>a) All damage and breakages must be reported to the Owner as soon as is reasonably practicable. Failure to report them will likely result in a penalty deduction from the Damage Deposit.</li> <li>b) To avoid damage and breakages, no furniture is to be moved from one room to another without prior agreement.</li> <li>c) Paintings must not be removed from the walls.</li> <li>d) When cooking, all hot pans and dishes must be placed on the trivets provided to protect the surface of the Kitchen worktops.</li> <li>e) The mats/ coasters on the Dining Room table must be used along with those placed on the Living Room coffee table and the Bedroom bedside tables to protect surfaces.</li> <li>f) No food is to be consumed in any of the Bedrooms.</li> </ul>
	<b>15. INJURIES AND ILLNESS</b>	<ul style="list-style-type: none"> <li>a) The Owner is not responsible for any accidents, injuries or illness that occurs while Guests are on the premises or its facilities.</li> <li>b) By accepting a reservation for this Holiday Rental, it is agreed that Guests expressly assume the risk of any harm arising from the use of the premises or others whom they invite to visit the premises.</li> </ul>
	<b>16. PERSONAL BELONGINGS AND VALUABLES</b>	<ul style="list-style-type: none"> <li>a) The Owner is not responsible for the loss of personal belongings or valuables of Guests.</li> <li>b) A safe is provided in the Holiday Rental for storing valuables.</li> </ul>

	<p><b>17. CHECK-OUT ARRANGEMENTS</b></p>	<p>a) Guests must leave the Holiday Rental in a tidy state and all waste disposed of in accordance with instructions provided in the House Manual.</p> <p>b) The front door key must be left in the designated key safe.</p>
	<p><b>18. EMERGENCY CONTACT DETAILS</b></p>	<p>a) In the event of an emergency related to the Holiday Rental, your emergency contacts are:</p> <p>  Owner: Susan Klein                Partner: John Davidson   07494 515466                07900 925820         </p>
	<p><b>19. COMPLIANCE</b></p>	<p>a) Breach of any of these House Rules is a breach of the Terms and Conditions of occupancy as per the Rental Agreement.</p> <p>b) The Owner reserves the right to terminate permission to occupy and to evict from the Holiday Rental, any Guests or Visitors who refuse to follow the House Rules or who cause a nuisance to neighbours or other residents of the local community.</p>